



REAL ESTATE MORTGAGE

104 Dial Finance Company of Greenville, S.C. 114 S. MAIN ST. GREENVILLE, S.C. DIAL 224-2225	200 Dial Finance Company of Charleston, S.C. 114 S. MAIN ST. CHARLESTON, S.C. DIAL 722-2717	300 Dial Finance Company of Spartanburg, S.C. 114 S. MAIN ST. SPARTANBURG, S.C. DIAL 222-2225
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1. Principal of Note		7788.00
2. Initial Charge	\$ 188.00	
3. Finance Charge	\$ 1970.37	2158.37
4. Original Dollar Charge For Loan	(Minus)	1878.00
5. Principal Amount of Loan Less Initial and Finance Charges		5629.63
6. Due Lender on Former Obligation	\$ 633.69	
7. Customer	\$ 4366.78	
8.		
9.		
10.		
11. Documentary Stamps	\$ 3.12	
12. Cost of Credit Life Insurance	\$ 389.40	
13. Cost of Credit Accident and Health Insurance	\$ 233.64	
14. Cost of Single Interest Household Goods Insurance	NONE	
15. Filing, Recording and Releasing Fees	\$ 3.00	
16. Total of Lines 6, 7, 8, 9, 10, 11, 12, 13, 14, and 15.	(Minus)	5629.63
17. Cash Received and Retained by Borrower		0

DATE OF NOTE AND THIS MORTGAGE	12/1/72	MONTHLY PAYMENT	52.70	FIRST PAYMENT DUE DATE	01/15/73	OTHER	
FINAL PAYMENT DUE DATE	12/15/77	AMOUNT OF NOTE PAYABLE IN	60 MONTHLY PAYMENTS	NATURE OF SECURITY	Real Estate		

MORTGAGORS: (NAME AND ADDRESS):  
**RMH Carl L. and Margaret Carson**  
 435 Potomac Ave.  
 Greenville, S.C. 29605

STATE OF SOUTH CAROLINA } SS.  
 COUNTY OF Greenville

WHEREAS, the Mortgagors above named are indebted on their Promissory Note above described, payable to the order of the Mortgagee and evidencing a loan made by said Mortgagee, in the Amount of Note stated above, which said Note is payable in monthly installments and according to the terms thereof, and on which Note payment in advance may be made in any amount at any time and default in making any monthly payment shall, at the option of the holder of said Note, and without notice or demand, render the entire sum remaining unpaid on this Note at once due and payable.

NOW KNOW ALL MEN, that in consideration of said loan and to further secure the payment of said Note and also in consideration of three dollars (\$3) to the Mortgagors in hand well and truly paid by Mortgagee at and before the sealing and delivery of these presents, receipt whereof is hereby acknowledged, the Mortgagors hereby grant, bargain, sell and release unto the Mortgagee, its successors and assigns, the following described real estate, situated in the County of Greenville, and State of South Carolina, to-wit: Beginning at an iron pin on the South side of Potomac Ave. at the joint line front corner of Lots 211 and 210, and running thence with the line of Lot 211, 160 feet to an iron pin; thence S. 89-52 W., 90 feet to a point in the rear line of Lot 209; thence running through the center of Lot 209, N. 0-08 W., 160 feet to an iron pin on the South side of Potomac Avenue N. 89-52 E., 90 feet to the point of beginning.

To have and to hold, with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, unto said Mortgagee, provided always, and this instrument is made, executed, sealed and delivered upon the express condition that if the said Mortgagors shall pay in full to the said Mortgagee the above described Note according to the terms thereof, then this Mortgage shall cease, determine and be void, otherwise it shall remain in full force and virtue. Upon default in making any payment of said Note when the payment becomes due, then the entire sum remaining unpaid on said Note shall be due and payable by the exercise of the option of acceleration above described, and this Mortgage may be foreclosed as provided by law for the purpose of satisfying and paying the entire indebtedness secured hereby.

The Mortgagors covenant that they exclusively possess and own said property free and clear of all encumbrances except as otherwise noted, and will warrant and defend the same against all persons except the Mortgagee. Any failure of the Mortgagee to enforce any of its rights or remedies hereunder shall not be a waiver of its rights to do so hereafter. Wherefore the content so requires, plural words shall be construed in the singular.

Signed, sealed and delivered in the presence of:

*[Signature]*  
 (WITNESS)

*[Signature]*  
 (WITNESS)

*Carl L. Carson* (Seal)  Here  
 (IF MARRIED, BOTH HUSBAND AND WIFE MUST SIGN)

*Margaret H. Carson* (Seal)  Here  
 (IF MARRIED, BOTH HUSBAND AND WIFE MUST SIGN)

STATE OF SOUTH CAROLINA } SS.  
 COUNTY OF Greenville

Personally appeared before me the undersigned witness and being duly sworn by me, made oath that he saw the above named mortgagor(s) sign, seal and deliver the foregoing instrument for the uses and purposes therein mentioned, and that he, with the other witness subscribed above, witnessed the due execution thereof.

Sworn to before me this 1st day of December, A. D., 19 72

*[Signature]*  
 (Seal)  
 NOTARY PUBLIC FOR SOUTH CAROLINA  
 MY COMMISSION EXPIRES DECEMBER 16, 1979

RENUNCIATION OF DOWER

STATE OF SOUTH CAROLINA } SS.  
 COUNTY OF Greenville

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife of the above named Mortgagor, did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release and forever relinquish unto the above named Mortgagor, its successors and assigns, all her interest and estate, and also all her right and claim of dower, of, in or to all and singular the premises above described and released.

Given under my hand and seal this 1st day of December, 19 72

*[Signature]*  
 (Seal)  
 NOTARY PUBLIC FOR SOUTH CAROLINA  
 MY COMMISSION EXPIRES DECEMBER 16, 1979

Account No. 91805

THIS CERTIFICATE IS IN FULL PAYMENT OF THE DOWERS' INTEREST IN THE ABOVE MORTGAGE